

TRIBUTE TO RICK DIAZ
CHANTENGCO

HON. BOB FILNER

OF CALIFORNIA

IN THE HOUSE OF REPRESENTATIVES

Friday, June 16, 1995

Mr. FILNER. Mr. Speaker and colleagues, I rise today to honor a great friend, veteran, business entrepreneur, and civic leader who passed away on June 2, 1995—Rick Diaz Chantengco.

Rick was a living proof of just how fine a person can be! His life exemplified kindness and inspired emulation. His untimely departure brought emptiness to places which he filled with energy and enthusiasm in the Filipino-American community.

In 1957, Rick enlisted in the submarine force of the U.S. Navy in which he served during the Bay of Pigs Conflict, Cuban Missile Crisis, and Vietnam war. In 1969, he was a Chief Petty Officer when he received an honorable medical discharge.

Rick graduated from San Diego City College with a Bachelors Degree in Business and Real Estate Law in 1969. Armed with his military experience and knowledge in real estate business, he founded Chantengco Realty, serving as president and broker. He also was the board chairman of the Pacific Rim Century, a hotel real estate investment corporation.

Rick used his expertise to help the community in which he lived. He assisted in the purchase of a permanent building for the Union of Pan Asian Communities, the largest social service agency in San Diego County. He was the founder and charter member of the Filipino-American Democratic Club of San Diego County, the first such Filipino club in California. He organized and chaired fund-raising campaigns for numerous candidates for political offices.

We all come across a small number of special people, those who touch our minds, hearts, and souls with their optimism and dedication to making everyone's life richer. Rick was one of those chosen few who won the respect and admiration of his family, friends, and community for his unwavering commitment to hard work, community involvement, and a sincere belief that one person can make a difference. This world needs more people like Rick Diaz Chantengco, who will be sorely missed.

My thoughts and prayers go out to his wife, Tess, and his children, J.R., Jacqueline, and Jeanne.

According to Rick's son, J.R. de Jesus Chantengco, he wanted to be remembered in the following way:

As a father, one you can always look up to and rely on. He must lead a very full and God-fearing life. He must set a good example to his wife, his children, and his friends.

As a friend, one who never asks for accolades but through his actions, many people will respect him.

As a business colleague, one who was charged with authority and the highest ethical standards.

As a professional, one who has always strived to be the best and whose business motto is Service is Our Business.

And as a person, one who continually helped others unselfishly, strived for social and political justice, and did them with much enthusiasm.

He wants to be remembered as the man who measures his success by how proud he is

of the success of his children; by the most supportive and loving wife he will always have, and by the many friends' lives he has enriched by his helping hand and his caring smile.

WACHOVIA BANK OF GEORGIA
WINS AWARD

HON. JACK KINGSTON

OF GEORGIA

IN THE HOUSE OF REPRESENTATIVES

Friday, June 16, 1995

Mr. KINGSTON. Mr. Speaker, I would like to take this time to congratulate the Wachovia Bank of Georgia, N.A., Savannah, for their recent receipt of the Outstanding Community Investment Award. Wachovia Bank of Savannah and the Neighborhood Housing Services of Savannah Inc. [NHS], are one of six partnerships to receive this prestigious award from the Social Compact, an organization which fosters cooperation between financial institutions and American neighborhoods. They are being recognized for their joint efforts in pioneering a model strategy for transforming vacant, abandoned properties into quality single-family homes for first-time homeowners and, in the process, infusing vulnerable neighborhoods with the strength of new stakeholders.

Wachovia Bank of Georgia and NHS of Savannah began their partnership in 1993. Their pioneer program, the NHS Home Auction, represented the first time in the Nation that a city government, in partnership with a neighborhood-based organization and local financial institutions, conducted an affordable housing auction of dilapidated, city-owned properties for sale to first-time home buyers. The 1993 auction resulted in the rehabilitation and sale of 31 homes to lower income buyers, representing an investment of \$1.5 million in the community. The 1994 auction sold 52 homes valued at \$3.8 million.

This achievement represents innovation in urban renewal for both the city of Savannah and the Nation as a whole. Many American cities suffer both socially and economically from problems caused by aging inner-city housing. For years, city leaders and urban planners have searched for ways to turn these houses into assets rather than liabilities. Wachovia Bank and NHS of Savannah have done just that by transforming formerly vacant and dilapidated properties into quality homes which are securing—rather than threatening—the surrounding homes. The new stakeholders and increased investment is infusing fragile Savannah neighborhoods with a new lease on life. For the first time, these neighborhoods are being viewed as neighborhoods of choice, and they are growing as economically diverse and viable areas.

These victories would not have been possible without this partnership approach which maximized the strengths of each partner. By joining forces, the city, NHS, and Wachovia were able to stretch limited public sector resources while maximizing opportunities for private sector involvement. A key challenge to any urban renewal program is financing the very costly process of either replacing or renovating aged housing. The combined rehabilitation and purchase costs significantly exceed neighborhood market values, conventional loan terms, and the mortgage carrying capacity of the lower income borrowers. The part-

ners in this program used creative financing approaches to help assure long-term affordability while providing financial incentives for the new home buyers to remain in the community.

Wachovia provided essential leadership to NHS for establishing the organizational capacity to undertake such a complex and resource-intensive venture. By pioneering mortgage programs for lower income buyers, providing revolving lines of credit essential for property acquisition, and financing the rehabilitation of the properties following purchase, the bank played a key role in this housing program. The city of Savannah and Wachovia should be congratulated for their partnership which not only helps the city itself but can also serve as a national model for urban renewal cooperation between cities and private business. The Outstanding Community Service Award recognizes their many achievements.

I would once again like to congratulate the individuals involved in this program. It is an honor and a privilege to represent them.

TRIBUTE TO DR. ARTHUR S.
FLEMMING, FORMER SECRETARY
OF HEALTH, EDUCATION AND
WELFARE

HON. JERROLD NADLER

OF NEW YORK

IN THE HOUSE OF REPRESENTATIVES

Friday, June 16, 1995

Mr. NADLER. Mr. Speaker, I rise to pay tribute to Dr. Arthur S. Flemming, former Secretary of Health, Education and Welfare, as well as former Commissioner on Aging, on the occasion of his receiving an award of distinction from the Joint Public Affairs Committee for Older Adults [JPAC], a social action coalition of older adult representatives from over 120 senior centers and community groups throughout metropolitan New York.

Arthur Flemming served as Secretary of the Department of Health, Education and Welfare in the late 1950's. His critical role in the adoption of the Medicare Program began in the early 1960's, with his chairmanship of a special commission that offered proposals for a national program to meet the health needs of older Americans.

The 1971 White House Conference on Aging, with Arthur Flemming as its chairman, adopted significant recommendations later adopted into law, including the establishment of the Supplemental Security Income Program [SSI], support to build housing specifically designed for the elderly, and nursing home reform. He served as Commissioner on Aging from 1973 until 1978. Arthur Flemming's commitment to public service included his role as chairman of the U.S. Civil Rights Commission.

In the 1980's Arthur Flemming again showed his extraordinary leadership as co-chairman of Save Our Social Security [SOS], a coalition of 120 national groups devoted to stave off threatened cuts in Medicare and Social Security. He continues to be a forceful voice in efforts to achieve a program of affordable and accessible health care for all Americans.

Generations to come will remember Arthur S. Flemming as someone who has always spoken out with courage, has translated his values into action. In so doing he has made a